

AFTER RECORDING MAIL TO:
Michael Kent Carlson
18715 48th Drive Northeast
Marysville, WA 98271



200406250101
Skagit County Auditor
6/25/2004 Page 1 of 2 1:52PM

Filed for Record at Request of
First American Title Of Skagit County
Escrow Number: 81703

FIRST AMERICAN TITLE CO.
81703-E-4

Statutory Warranty Deed

Grantor(s): Frank Mikulosik
Grantee(s): Michael Kent Carlson
Assessor's Tax Parcel Number(s): 3939-002-001-0001 P66972, 3939-002-022-0000 P66973

THE GRANTOR Frank Mikulosik, as his separate estate, for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Michael Kent Carlson, a married man, as his separate estate, the following described real estate, situated in the County of Skagit, State of Washington.

Parcel "A":

Lot 21, Block 2, "LAKE CAVANAUGH SUBDIVISION, DIVISION NO. 3", as per plat recorded in Volume 6 of Plats, pages 25 through 31, inclusive, records of Skagit County, Washington.

Parcel "B":

Lot 22, Block 2, "LAKE CAVANAUGH SUBDIVISION, DIVISION NO. 3", as per plat recorded in Volume 6 of Plats, pages 25 through 31, inclusive, records of Skagit County, Washington.

SUBJECT TO rights, covenants, conditions and restrictions described on the attached Schedule "B-1", which by this reference is incorporated herein as though fully set forth.

Dated: June 23, 2004.

Frank Mikulosik POA G Frances
Frank Mikulosik, by Charlotte Frances, his
Attorney in Fact

3241
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUN 25 2004

Amount Paid \$ 1032.40
By Skagit Co. Treasurer
Deputy

STATE OF Washington
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Charlotte Frances is the person who appeared before me, and said person is to me known to be the individual that executed the foregoing instrument as Attorney in Fact for Frank Mikulosik, and acknowledged that she signed this instrument as her free and voluntary act and deed as Attorney in Fact for said principal for the uses and purposes therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not been revoked and that said principal is now living and is not insane.

Date: 6/23/04

Warren G. Otteson

WARREN G. OTTESON
STATE OF WASHINGTON
NOTARY ---- PUBLIC
MY COMMISSION EXPIRES 10-20-04

Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 10/20/04

SCHEDULE "B-1"

Exceptions:

A. Right of the general public to the unrestricted use of all the waters of a navigable body of water not only for the primary purposes of navigation, but also for corollary purposes, including (but not limited to) fishing, boating, bathing, swimming, water skiing and other related recreational purposes, as those waters may affect the tidelands, shorelands, or adjoining uplands, and whether the level of the water has been raised naturally or artificially to a maintained or fluctuating level, all as further defined by the decisional law of this state. (Affects all of the premises subject to such submergence.)

B. COVENANTS, CONDITIONS AND RESTRICTIONS CONTAINED IN SAID PLAT, AS FOLLOWS:

- (a) No noxious or offensive trade shall be carried on upon any lot nor shall anything be done thereon which may become an annoyance to the neighborhood.
- (b) No lots shall be used for commercial business or manufacturing purposes.



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